

RESOLUTION

WHEREAS, the City of Las Vegas, Nevada (the "City" herein), is the governmental entity which is responsible for providing for the public health, safety and general welfare of those individuals who reside within its corporate boundaries; and

WHEREAS, pursuant to the provisions of Section 2.240 of its City Charter, the City is authorized to provide for the needs of the public for parking in its central business district by acquiring, improving, equipping, operating and maintaining off-street public parking facilities; and

WHEREAS, in 1961, pursuant to that authorization, the City retained the services of a parking consultant, Wilber Smith and Associates, to assess and evaluate the needs of the public for off-street public parking in its central business district and to make appropriate recommendations to satisfy those needs; and

WHEREAS, that study indicated that there was a need for additional off-street public parking facilities in the central business district of the City and recommended the construction thereof; and

WHEREAS, in order to implement that recommendation, the City issued its Off-Street Parking Revenue and General Obligation Bonds, Series February 1, 1966 (the "Bonds" herein), and, with the proceeds thereof, proceeded to acquire, through the exercise of its power of eminent domain which is conferred upon it by said Section 2.240 of its City Charter, the necessary real property for the recommended public off-street parking facilities and to construct thereon the two municipal parking facilities which are situate at and commonly known as 222 East Carson Avenue, Las Vegas, Nevada (the "Carson Avenue Facility" herein), and 333 East Ogden Avenue, Las Vegas, Nevada; and



1 WHEREAS, since those municipal parking facilities were
2 constructed, many of the downtown hotels and Clark County have
3 constructed additional off-street parking facilities in the
4 central business district of the City, with the apparent result
5 that the need for such municipal parking facilities has diminished
6 considerably; and

7 WHEREAS, in order to confirm that fact, the City has
8 retained the services of another parking consultant, International
9 Parking Design, Inc., to evaluate the comparability of the
10 physical structure and location of Clark County's newly constructed
11 parking facility which is situate at the southwest corner of the
12 intersection of Casino Center Boulevard and Bridger Avenue with
13 the physical structure and location of the Carson Avenue Facility
14 in terms of satisfying the public need for off-street public
15 parking in the central business district of the City; and

16 WHEREAS, that study indicates that Clark County's newly
17 constructed parking facility will provide the public with a
18 parking facility which is superior in structure and comparable in
19 location to the Carson Avenue Facility and will adequately satisfy
20 the public need for off-street public parking in the central
21 business district of the City, to the same extent as does the
22 Carson Avenue Facility; and

23 WHEREAS, the City has operated its two public off-
24 street parking facilities over the years at a financial loss, due,
25 in part, to the requirements of the Bonds, which continue to
26 impose a substantial financial burden and drain upon the City's
27 financial resources; and

28 WHEREAS, the City desires to eliminate this burden and
29 drain upon its financial resources and, at the same time, continue
30 to make the Carson Avenue Facility available for off-street
31 parking by means of a lease of that facility to a private
32 operator; and

1 WHEREAS, based upon the study by International Parking
2 Design, Inc., the City Council of the City has determined, and
3 by this Resolution does so determine, that the needs of the
4 public for off-street parking in the central business district
5 of the City will continue adequately to be met by Clark County's
6 newly constructed parking facility in the same manner and to the
7 same extent as does the Carson Avenue Facility and that, accord-
8 ingly, the Carson Avenue Facility may be disposed of in the
9 manner which is described by law; and

10 WHEREAS, NRS 268.050 sets forth the exclusive procedure
11 whereby property which has been acquired by an incorporated city,
12 either through the exercise of the power of eminent domain or
13 under the threat of eminent domain proceedings, may be disposed
14 of; and

15 WHEREAS, said City Council desires, by this Resolution,
16 to initiate the procedure whereby the City may lease the Carson
17 Avenue Facility to the private operator whose proposal, submitted
18 by sealed bid or at public auction, offers the highest total
19 rent for such facility in accordance with the proposed Indenture
20 of Lease, a copy of which is attached hereto and by this reference
21 made a part hereof.

22 NOW, THEREFORE, pursuant to the requirements of NRS
23 268.050, be it resolved by the City Council of the City of Las
24 Vegas, Nevada, at a regular meeting thereof held on the 16th
25 day of November, 1983, that the proposal to lease the Carson
26 Avenue Facility for the term and upon the terms and conditions
27 which are set forth in the proposed Indenture of Lease attached
28 hereto be, and the same hereby is, referred to the Las Vegas
29 Planning Commission with the request that that body consider said
30 proposal and submit its recommendations thereon to said City
31 Council.

32 BE IT FURTHER RESOLVED that the City Clerk be, and she

1 hereby is, authorized, empowered and directed forthwith to forward
2 a copy of this Resolution to the Secretary of the Las Vegas
3 Planning Commission with the request that it be considered by
4 that body at its meeting which is to be held on Thursday,
5 December 8, 1983.

6 PASSED, ADOPTED and APPROVED this 16th day of
7 November, 1983.

8 APPROVED:

9
10 BY William H. Briare
11 WILLIAM H. BRIARE, MAYOR

12 ATTEST:

13
14 Carol Ann Hawley
15 Carol Ann Hawley, City Clerk
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32